

**UNITED STATES ENVIRONMENTAL PROTECTION AGENCY****REGION 8****999 18TH STREET - SUITE 300****DENVER, CO 80202-2466****Phone 800-227-8917****<http://www.epa.gov/region08>**

October 5, 2005

Ref: 8EPR-SR

Lincoln County Port Authority
PO Box 1071
Libby, MT 59923

RE: EPA Cleanup at the Central Maintenance Building (CMB), Stimson Mill Property,
Libby, Montana 59923

The U.S. Environmental Protection Agency (EPA) has completed a cleanup under time critical removal authority at the property referenced above. The cleanup was conducted pursuant to the Action Memorandum Amendment dated May 9, 2002 for the Libby Asbestos Site. Because of the building's structure, architecture, and proposed future use, there was no effective way to safely contain the vermiculite insulation within the walls. The cleanup, conducted between May 1, 2005 and September 1, 2005, included removal of vermiculite insulation from the former Mobile Shop exterior walls and the midline wall. The midline wall separates the Former Mobile Shop from the former Engineering and Warehouse spaces and was believed to be an exterior wall at one time. Additionally, the roof of the Former Mobile Shop, made of a lightweight concrete mixed with vermiculite, was damaged and also required removal. The Former Mobile Shop roof was subsequently replaced by EPA.

As with all remediated properties in Libby, confirmation samples were collected after the cleanup to ensure that cleanup standards were achieved. These samples included interior air samples of the CMB. Analysis of samples for this property showed that Libby amphibole asbestos was not detected, or was detected at levels below EPA's current level of concern. The property meets EPA's current standards for protectiveness of human health for Libby amphibole asbestos contamination set forth in EPA's Action Level and Clearance Criteria Technical Memorandum (December 15, 2003) for the Libby Asbestos Site. Therefore, EPA has determined that it is appropriate for tenants to occupy the CMB and use the space for business purposes.



Due to the construction of the CMB, it is impossible to determine if the wall cavities are 100% free of vermiculite. The cleanup was designed so that remaining vermiculite is captured by a moisture barrier that was placed within the walls, which were also sealed with an encapsulating spray-in product. Although the cleanup is protective, precautionary steps will still need to be taken anytime a breach of a wall or ceiling surface is required. These steps include basic measures that have been discussed in EPA fact sheets, such as wet wiping surfaces and using a HEPA vacuum. Lastly, the building was not cleaned to demolition standards, and in the event the Port Authority plans on demolishing the building, EPA should be contacted so that a proper demolition plan can be set in place.

EPA's investigations and cleanup of the CMB addressed amphibole asbestos that is related to the former Libby vermiculite mine and did not address other types of asbestos. There are several potential asbestos-containing materials commonly found in older homes and businesses across the country. This letter makes no statement or inferences regarding these materials.

At this time, EPA considers cleanup of the Central Maintenance Building complete and does not anticipate that additional cleanup measures will be required. However, EPA and others continue to investigate the health effects of Libby asbestos. Cleanup levels and approaches may be adjusted in the future as new information and data becomes available. EPA has not yet set final cleanup levels for the Libby Asbestos Site. This will occur when EPA publishes a final Record of Decision. If this results in a need for additional sampling or cleanup at this property, the Port Authority will be contacted.

EPA appreciates your cooperation with the OSC, Craig Myers, and with the cleanup contractor. If you have any questions, please contact Craig at (303) 312-7067.

Sincerely,

A handwritten signature in black ink, appearing to read "Jim Christiansen", with a stylized flourish at the end.

Jim Christiansen
Remedial Project Manager